

Call Meeting to Order: by Chairman Bagley at 7:05 p.m.

Members Present: Chairman Earl Bagley, Roger Burgess, Russ Wilder, David Lawrence, and Gene Young

Approval of Agenda: D. Lawrence to add to Commissioner Reports and Public Input moved to after Presentations/Consultations.

MOTION by R. Wilder to accept the Agenda as amended. Second by D. Lawrence. No discussion. Motion passes with all in favor.

Approval of August 23, 2012 Minutes: As amended on original.

MOTION by R. Wilder to accept the minutes of August 23, 2012 as amended. Second by D. Lawrence. No discussion. Motion passes with all in favor.

Presentations/Consultations:

1. **Sessler Law Office, PLLC** – James Sessler – How to conduct the process for land acquisitions. Mr. Sessler advised that the procedure to follow was to schedule a public hearing presenting the proposal, and then it would be presented to Board of Selectmen for review and approval.

Public Input:

1. **Tom Varney** – Representing Rick Lundy, Hurd Hill Road. - After-the-Fact wetlands permit application. After a presentation from Mr. Varney the **Commission stated their concerns:**
 - a. **Concern for water quality run-off.**
 - b. **Would like to see the fill removed and go through process of proper approval.**
 - c. **If the State Wetlands Board approves leaving the fill in place, there should be mitigation required since this was a significant filling of wetlands. (over 10,000 ft²)**

Planning Board/ZBA Agenda Items:

1. **Andrew & Susan Morse** – Map 6, Lot 42 Stockbridge Corner Road. Planning Boards Final Minor Subdivision.
Commission reviewed with no comments or concerns.
2. **Robert H. Carleton** – Map 8, Lot 49. Suncook Valley Road. ZBA Special Exception to Article 400, Section 401 to have a boat, trailer and watercraft storage in the Rural Zone.
Commission reviewed with comments. Lack of information and no indication of number of boats, trailers, etc. they plan to store, lack of indication where storage will be on the property. Need more information before making a decision.
3. **Richard Lundy** – Map 15, Lot 59B 20 Hurd Hill Road. Amended Major Site Plan. Add a new building 40' by 80' with two floors and to change the second floor of the existing building into storage and move the office space to the second floor of the new building.
Commission stated their concerns:
 - a. **Concern for water quality run-off.**
 - b. **Would like to see the fill removed and go through the process of proper approval.**
 - c. **If the State Wetlands Board approves leaving the fill in place, there should be mitigation required since this was a significant filling of wetlands (over 10,000 ft².)**

Standard Dredge and Fill Application:

1. **Richard Lundy** – Map 15, Lot 59B. 20 Hurd Hill Road. Redevelop an existing commercial site with filled wetlands. Site Plan is for a new building with improved grading, drainage and landscaping. Existing seasonal run-off channel is to be upgraded with new grades and stone lining. Two existing culverts are to be replaced with larger size and shorter lengths. Total filled wetland impact is 11,699 sq. ft. plus 871 sq. ft. equals 12,570 sq. ft. Wetland impact is on both Lundy and Town of Alton property.

Commission stated their concerns:

- a. **Concern for water quality run-off.**
 - b. **Would like to see the fill removed and go through the process of proper approval.**
 - c. **If the State Wetlands Board approves leaving the fill in place, there should be mitigation required since this was a significant filling of wetlands (over 10,000 ft².)**
2. **Thomas & Bonnie Newman** – Map 65, Lot 85. 15 Olive St., Propose construction of 750 sq. ft. perched beach on 442 ft of shoreline. No trees to be removed. This project will be completed by barge so there are no temporary impacts proposed beyond wall construction. **(40 day hold).**

Commission reviewed with no comments or concerns.

Permit by Notification:

1. **Christian Camps & Conferences, Inc.** – Map 18, Lot 15. Damon Drive. Proposing to construct a dry hydrant adjacent to Damon Drive for fire protection. This dry hydrant is required by the Town of Alton Fire Chief, Scott Williams as part of the town site plan approval for upgrades to the dining hall facility. The location was chosen by the Town of Alton Fire Department. The dry hydrant requires 40 sq. ft. (9.6 linear feet) of bank impact. As required, the project will use appropriate sediment and erosion controls including silt fence and a turbidity curtain during construction. All disturbed areas will be stabilized as part of construction. **(Commission signed on 9/17/2012). NH DES Notice of Incomplete Permit by Notification Form.**

Commission reviewed with no comments or concerns.

2. **Cascade Terrace Assoc.** c/o Jack Tretter – Map 39, Lot 26-1. Cascade Terrace. Replace two ice cluster and seven piling supporting bulkhead/wall. Impact approx. 13 sq. ft. Remove existing clusters drive new. Wall supports drive new and cut old at water level. **(Commission signed on 9/17/2012)**

Commission reviewed with no comments or concerns.

3. **John Anderson** – Map 52, Lot 23. 237 Route 11D. Repair of the existing retaining wall reusing the old blocks. Finish tearing down the old wall by hand. Using shovels, dig back about 2' to remove poor soils that caused the wall to fail the first place. Dig an 8" deep by 1' wide trench and compact in 1.5" stone to create a proper base. Stacking the block and using ¾" crushed stone to back fill and several layers of geo-grid. The backside bottom of the wall will also get a drain pipe to prevent water pressure behind the wall. The top will be dressed with stone or mulch. **(Commission signed on 9/26/2012).**

Commission reviewed with no comments or concerns.

Minimum Impact Expedited:

1. **Shallow Waters Realty Trust, Franklyn A. Caine Trustee** – Map 56, Lot 38. 200 Woodlands Road. Construct a perched beach (impact area 830 sq. ft.) and erosion control beams. **(Commission signed on 9/17/2012)**

Commission reviewed with no comments or concerns.

2. **Marie Hebert Revocable Living Tr.** – Map 57, Lot 4. 268 Woodlands Road. Propose to repair +- 140 l. ft. x +-3' high failing retaining wall, +-420 sq ft. total. Areas of the wall have deteriorated w/mortar loosening allowing stones to fall into the lake. Propose to install new mortared stones to all be done in the dry and by hand. There will be minimum temporary impacts as the work will be non-invasively using stone brought in and placed in the dry by a mason. Will use +- 160 linear ft. of turbidity curtain. **(Commission signed on 9/17/2012)**
Commission reviewed with no comments or concerns.
3. **Timothy Courounis** – Map 10, Lot 32-14. Beaver Dam Road. Plan is to construct a perched beach on a vacant lot for a proposed house. Impact area is 468 sq. ft. **(Commission signed on 9/17/2012) NH DES Approval Date 8/22/2012. Approval is subject to the project specific conditions.**
Commission reviewed with no comments or concerns.
4. **Town of Alton** – Map 54. Roger Street. The Town is proposing to install drainage on an existing gravel road to prevent ongoing sedimentation into an adjacent wetland. The project includes the installation of a perimeter drain and catch basin to provide storage and treatment of existing storm water on the road. This storm water improvement project requires 2 sq. ft. of wetland impact to install the outlet for the water quality basin. **(Commission signed on 9/26/2012).**
Commission reviewed with no comments or concerns.

Shoreland Permit Application:

1. **Marie V. Hebert Revocable Living Tr.** Map 57, Lot 4. 268 Woodlands Road. No trees or vegetation to be removed. Propose to install informal boulder walls to secure grades and add native plantings. Install a series of natural stone steps to safely access boathouse. Reduce size of driveway.
Commission reviewed with no comments or concerns.
2. **Acorn Associates CXVII Ltd.** – Map 38, Lot 55-1. 254 Mount Major Highway. Proposing to place a full foundation under existing unit #1, expand deck by 50.5 sq. ft., construct new entrance to house on the easterly end consisting of 123 sq. ft. and remove three trees. No increase in existing lot coverage.
Commission reviewed with no comments or concerns.

Commissioner Reports:

1. **Dave Lawrence**
 - a. Coffin Brook Easement – he was able to locate it. Not only on lot but on town land down to gravel pit. None of the deeds refer to book and page. Plans on walking the easement (approx. 1800 ft.). This has never been monitored.
 - b. Property owner contacted Dave informing he is putting 141 acres (on 11-A) in conservation.

Other Business:

1. **Request to appoint an additional Commissioner to sign applications, when Chairman is not available.**
MOTION by D. Lawrence to appoint Russ Wilder to sign applications when the Chairman is not available. Second by R. Burgess. No discussion. Motion passes with all in favor.
2. **Ronald Cima** – Map 21, Lot 30. 57 Grants Road. He has 11 acres and would like to put some of it in conservation. Could a Commissioner contact Mr. Cima regarding this request.
Dave Lawrence will contact Mr. Cima.

Correspondence:

1. **Lakeside at Winnepesaukee Assoc.** – Map 21A, Lot 8. 52 Pipers Point Road. **NH DES Approval Date 8/27/2012. Approval is subject to the project specific conditions.**
2. **Eva Donita & Raymond Dezenzo** – Map 80, Lot 9. 228 Barndoor Island. **NH DES Approval Date 8/27/2012. Approval is subject to the project specific conditions.**
3. **E. Keith Saba Trust** – Map 50, Lot 12. 3 Loon Cove Road. In Response to NH DES Request for more Information dated 7/11/2012. **NH DES Approval Date 9/24/2012. Approval is subject to the project specific conditions.**
4. **R. Ligotti Realty Trust** – Map 35, Lot 56. 207 Eastside Drive. **NH DES Approval Date 9/04/2012. Approval is subject to the project specific conditions.**
5. **Cheryl & Leo Goyette** – Map 54, Lot 9-1. 16 Roger St., **NH DES Approval Date 9/10/2012. Approval is subject to the project specific conditions.**
6. **NH Dept of Transportation** – Route 28, **NH DES Approval Date 9/12/2012. Approval is subject to the project specific conditions.**
7. **Jose & Jennifer Ferrao** – Map 21A. Lot 2. 20 Pipers Point Road. Schauer Environmental Consultants, LLC response for restoration efforts for the NH DES Deficiency Letter dated 5/19/2011.
8. **Jay & Katheryn Leach** – Map 81, Lot 23. 10 Big Barndoor Island. **NH DES Approval Date 7/17/2012. Approval is subject to the project specific conditions.**
9. **Thomas Seymour** – Map 63, Lot 32-2. 62 Rollins Road. **NH DES Request for more Information, letter dated 9/25/2012**

Adjournment at 9:30 p.m.

MOTION by R. Wilder to adjourn. Second by R. Burgess. No discussion. Motion passes with all in favor.

Respectfully submitted,

Carolyn B. Schaeffner
Recording Secretary